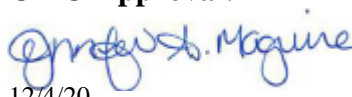


**CITY COUNCIL ACTION REQUEST**

<b>Department(s):</b> Economic Development Public Works	<b>CEQA:</b> Categorically Exempt, File No. ER20-241, CEQA Guidelines 15301 Existing Facilities.	<b>Coordination:</b> CAO, Community Energy, PBCE, CMO - Budget Office	<b>Dept. Approval:</b> /s/ Matt Cano
<b>Council District(s):</b> Citywide			<b>CMO Approval:</b>  12/4/20

**SUBJECT: PACIFIC GAS AND ELECTRIC COMPANY ELECTRIC VEHICLE CHARGE NETWORK PROGRAM PARTICIPATION AND EASEMENT AGREEMENTS**

**RECOMMENDATION:**

Adopt a resolution authorizing the City Manager, or his designee, to negotiate and execute:

- (a) The necessary agreements to allow the City of San Jose to formally participate in the Pacific Gas and Electric Company’s Electric Vehicle Charge Network Program;
- (b) Easement deed agreements with the Pacific Gas and Electric Company at four City-owned properties located at 174 Asbury Street, 748 Story Road, 1404 Mabury Street, and 4420 Monterey Road to allow for the construction of electric vehicle charging station infrastructure as part of the Electrical Vehicle Charge Network Program; and
- (c) All other documents necessary to facilitate the construction, inspection, and maintenance of electric vehicle charging station infrastructure as part of City’s participation in the program.

**BASIS FOR RECOMMENDATION:**

In 2016, the California Public Utilities Commission (CPUC) authorized funding to the State’s three main Investor Owned Utilities (Pacific Gas and Electric, San Diego Gas and Electric, and Southern California Edison) to install more electric vehicle charging stations at multi-unit residential dwelling complexes and in workplaces. Through this program, the Pacific Gas and Electric Company (PG&E) received an allocation of \$130M to support the buildout of 7,500 electric vehicle charging stations in its service territory and is offering to customers an opportunity to fund and support the installation of the charging infrastructure by participation in the Electric Vehicle Charge Network Program. As this program is designed to assist in accelerating California’s transition to clean transportation, PG&E, at its cost, will evaluate, procure, and install electric vehicle charging infrastructure (the “backbone system”) between the electrical switchgears to the parking stalls.

In coordination with PG&E, the City has been accepted into the program with a City commitment to fund the procurement and installation of the actual above-ground electric chargers. The City’s electric vehicle fleet continues to grow each year, currently comprising of 268 vehicles. Charging stations are required to support these vehicles. Presently, there are 62 electric charging ports at City facilities. The Mayor and City Council have recommended electrified vehicle options first when considering new fleet procurements. This will be reflected in a revision to the Green Fleet Policy in early 2021. With the increase in municipal and consumer purchased electric vehicles, this electric vehicle charging infrastructure will be critical in supporting such vehicles at City facilities.

The easement deed agreements will allow PG&E to construct, inspect, and maintain underground infrastructure to support 112 new electric vehicle charging ports on four City-owned properties, as specified below:

	Address	APN	Number of Ports
Happy Hollow Park and Zoo	748 Story Road	477-10-001	40
Police Department E-Lot	174 Asbury Street	259-06-055	42
Mabury Corporation Yard	1404 Mabury Street	254-01-004; 254-01-023	20
South Corporation Yard	4420 Monterey Road	648-02-008	10

The charging ports at Happy Hollow Park and Zoo will be accessible to members of the public as well as City fleet vehicles, whereas the new stations at the other three locations will be accessible to City fleet and employee electric vehicles as there is typically no public visitors to these sites. The attached easement deed agreements provide general descriptions for where the easements will be located on the properties. During construction, and after equipment is installed, PG&E will survey to prepare legal descriptions and plat maps and record a “Notice of Final Description” for each of the sites, at City’s expense, to show the exact location of each easement area. Total City costs are estimated to be \$8,000 and funding has been identified as listed in the Cost and Funding Source section below. The City will need to sign new easement agreements to update the exhibits and show the final, exact, easement area for each site. PG&E has indicated their team is ready to begin construction as early as January 2021, with a duration of approximately 3 – 4 months for completion.

PG&E has already funded and conducted site assessments and engineering designs for this project. They are ready to install the infrastructure, including electrical transformer upgrades, at no cost to the City. Upon completion, the City will procure and install the above-ground charging units. The bid and award for the charging units have been completed with a purchase order already established, and the installation work will be managed by the Public Works Electrical Team. Total City costs are estimated to be \$100,000 and funding has been identified as listed in the Cost and Funding Source section below.

**Climate Smart San José:**

The recommendation in this memo aligns with one or more Climate Smart San José energy, water, or mobility goals.

**Commission Recommendation/Input:**

No commission recommendation or input is associated with this action.

**COST AND FUNDING SOURCE:**

The City will fund surveying and preparation of legal descriptions and plat maps for the easement area at each site, for a total amount not-to-exceed \$8,000. In addition, the City will procure and install the above-ground charger units at an estimated cost of \$100,000. Ongoing electrical consumption from the chargers are integrated into the site’s PG&E bill, with fees associated in using the chargers assisting with cost recovery.

The table below identifies the funds and appropriations to fund the City portion of the work.

Fund #	Appn #	Appn. Name	Total Appn	Amt. for Contract	2020-2021 Adopted Budget Page	Last Budget Action (Date, Ord. No.)
552	0083	Fleet Inventory	\$7,562,000	\$64,400	2020-2021 Adopted Operating Budget Page X-103	06/23/2020, 30437
395	4276	Roof Replacement, Painting and Supplemental Needs	\$525,000	\$43,600	2020-2021 Adopted Capital Budget Page V-773	06/23/2020, 30437

**FOR QUESTIONS CONTACT:** Walter Lin, Public Works Deputy Director, 408-535-1298 or Kevin Ice, Senior Manager, Real Estate Services at (408) 535-8197.

Attachments: PG&E Easement Deed Agreements

**RECORDING REQUESTED BY AND RETURN TO:**

**PACIFIC GAS AND ELECTRIC COMPANY**  
**245 Market Street, N10A, Room 1015**  
**P.O. Box 770000**  
**San Francisco, California 94177**

Location: City/Uninc \_\_\_\_\_

Recording Fee \$ \_\_\_\_\_

Document Transfer Tax \$ \_\_\_\_\_

- This is a conveyance where the consideration and Value is less than \$100.00 (R&T 11911)
- Computed on Full Value of Property Conveyed, or
- Computed on Full Value Less Liens & Encumbrances Remaining at Time of Sale
- Exempt from the fee per GC 27388.1 (a) (2); This document is subject to Documentary Transfer Tax

(SPACE ABOVE FOR RECORDER'S USE ONLY)

\_\_\_\_\_  
Signature of declarant or agent determining tax

LD# 2207-01-

EASEMENT DEED

**THIS DOCUMENT IS RECORDED FOR THE BENEFIT OF THE CITY OF SAN JOSE AND IS EXEMPT FROM FEE PER GOVERNMENT CODE SECTIONS 27383 AND 6103**

CITY OF SAN JOSE, a California municipal corporation,

hereinafter called Grantor, hereby grants to PACIFIC GAS AND ELECTRIC COMPANY, a California corporation, hereinafter called Grantee, the right from time to time to construct, reconstruct, install, inspect, maintain, replace, remove, and use facilities of the type hereinafter specified, together with a right of way therefor, within the easement area as hereinafter set forth, and also ingress thereto and egress therefrom, over and across the lands of Grantor situate in the City of San Jose, County of Santa Clara, State of California, described as follows:

(APN 259-06-055)

The parcel of land described in the deed from Walter V. Carder and Beatrice E. Carder to the City of San Jose dated April 7, 1960 and recorded in Book 4764 of Official Records at page 324, Santa Clara County Records.

The parcel of land described in the deed from Bruce J. Rider and Marie E. Rider to the City of San Jose dated April 6, 1960 and recorded in Book 4766 of Official Records at page 547, Santa Clara County Records.

The parcel of land described in the final order of condemnation, wherein the City of San Jose is plaintiff, dated April 28, 1997 and recorded as Document No. 13698347, Santa Clara County Records.

The parcel of land described in the deed from Michael R. Dorval to the City of San Jose dated October 6, 1998 and recorded as Document No. 14444779, Santa Clara County Records.

The parcel of land described in the deed from Magdalena A. Reyes and Filemon G. Reyes et. al to the City of San Jose dated October 19, 1998 and recorded as Document No. 14478476, Santa Clara County Records.

Said facilities and easement area are described as follows:

Such underground conduits, pipes, manholes, service boxes, wires, cables, and electrical conductors; aboveground marker posts, risers, and service pedestals; underground and aboveground switches, fuses, terminals, and transformers with associated concrete pads; electric vehicle charging supply equipment, bollards and/or curbs or other associated safety equipment, associated signage; and fixtures and appurtenances necessary to any and all thereof, as Grantee deems necessary for the distribution of electric energy and communication purposes located within the strips of land of the uniform width of 10 feet, lying 5 feet on each side of the alignment of the facilities as initially installed hereunder. The approximate location of said facilities are shown upon Grantee's Drawing Number 31476135 attached hereto and made a part hereof.

Grantee agrees that on receiving a request in writing, it will at Grantor's expense, survey, prepare and record a "Notice of Final Description" referring to this instrument and setting forth a description of said strips of land.

Grantor further grants to Grantee the right, from time to time, to trim or to cut down any and all trees and brush now or hereafter within said easement area, and shall have the further right, from time to time, to trim and cut down trees and brush along each side of said easement area which now or hereafter in the opinion of Grantee may interfere with or be a hazard to the facilities installed hereunder, or as Grantee deems necessary to comply with applicable state or federal regulations.

Grantor shall not erect or construct any building or other structure or drill or operate any well within said easement area.

Grantor further grants to Grantee the right to assign to another public utility as defined in Section 216 of the California Public Utilities Code the right to install, inspect, maintain, replace, remove and use communications facilities within said easement area (including ingress thereto and egress therefrom).

In the event upon termination of the electric vehicle charging station contract as set forth in said terms and conditions, Grantee shall therefor execute and deliver to Grantor a good and sufficient quitclaim of said easement and right of way or such portion thereof conveyed in this document, at Grantor's expense.

The legal description herein, or the map attached hereto, defining the location of this utility distribution easement, was prepared by Grantee pursuant to Section 8730 (c) of the Business and Professions Code.

The provisions hereof shall inure to the benefit of and bind the successors and assigns of the respective parties hereto.

In exercising its easement rights hereunder, Grantee shall not unreasonably interfere with, disrupt, or materially adversely affect Grantor's business operations or access rights at the property owned by Grantor.

Dated: \_\_\_\_\_, \_\_\_\_\_.

CITY OF SAN JOSE, a California municipal corporation

\_\_\_\_\_  
By

Approved as to form:

\_\_\_\_\_  
Cameron Day  
Deputy City Attorney

I hereby certify that a resolution was adopted on the \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, by the \_\_\_\_\_ authorizing the foregoing grant of easement.

By \_\_\_\_\_

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California  
County of \_\_\_\_\_ )

On \_\_\_\_\_, before me, \_\_\_\_\_,  
Here insert name and title of the officer  
personally appeared \_\_\_\_\_  
\_\_\_\_\_

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

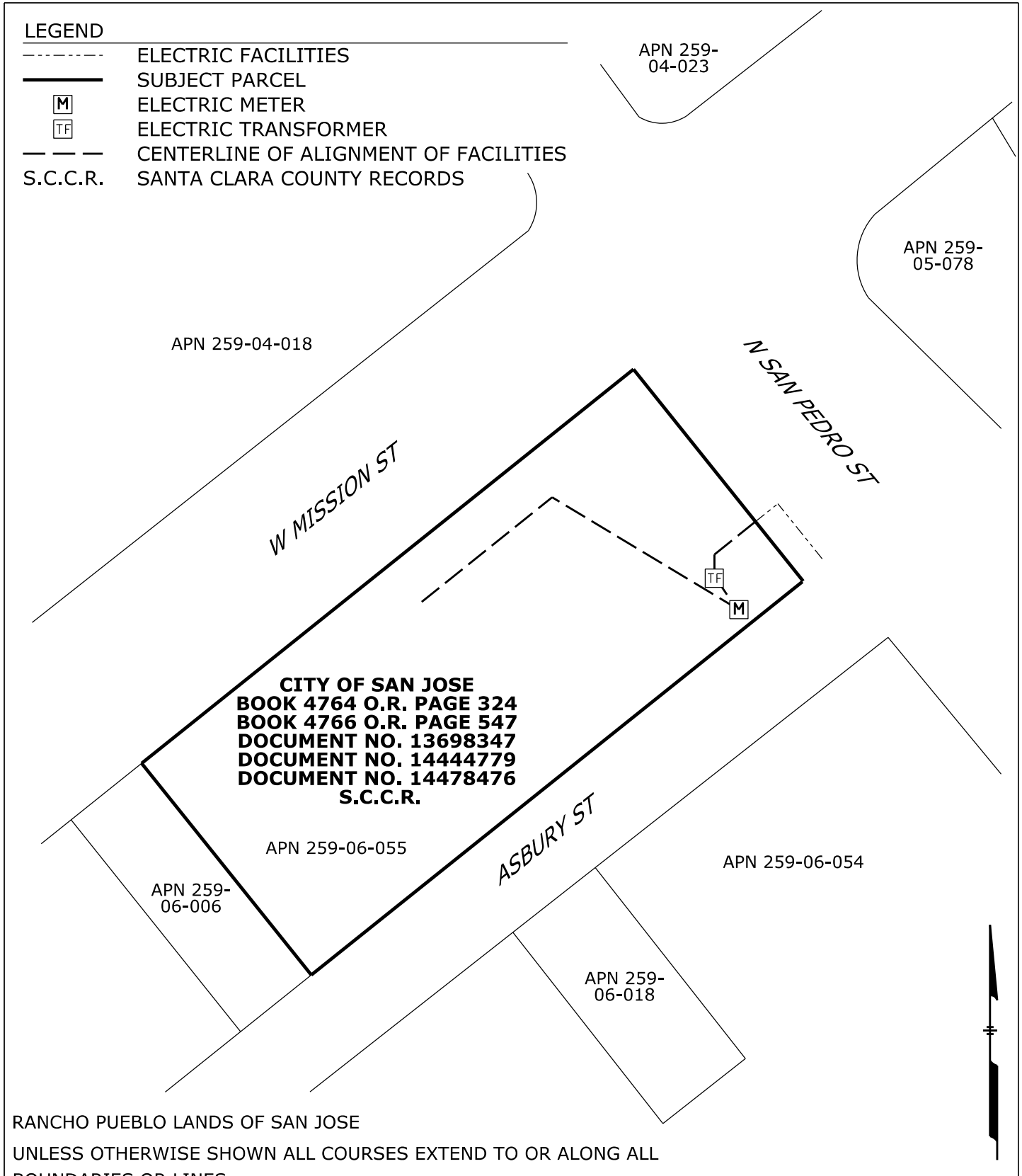
\_\_\_\_\_  
Signature of Notary Public (Seal)

**CAPACITY CLAIMED BY SIGNER**

- Individual(s) signing for oneself/themselves
- Corporate Officer(s) of the above named corporation(s)
- Trustee(s) of the above named Trust(s)
- Partner(s) of the above named Partnership(s)
- Attorney(s)-in-Fact of the above named Principal(s)
- Other \_\_\_\_\_

**LEGEND**

- ELECTRIC FACILITIES
- SUBJECT PARCEL
- M ELECTRIC METER
- TF ELECTRIC TRANSFORMER
- CENTERLINE OF ALIGNMENT OF FACILITIES
- S.C.C.R. SANTA CLARA COUNTY RECORDS



**CITY OF SAN JOSE  
 BOOK 4764 O.R. PAGE 324  
 BOOK 4766 O.R. PAGE 547  
 DOCUMENT NO. 13698347  
 DOCUMENT NO. 14444779  
 DOCUMENT NO. 14478476  
 S.C.C.R.**

RANCHO PUEBLO LANDS OF SAN JOSE

UNLESS OTHERWISE SHOWN ALL COURSES EXTEND TO OR ALONG ALL BOUNDARIES OR LINES

Applicant: <b>CITY OF SAN JOSE</b>				SCALE NOT TO SCALE		DATE 05/10/20	
<b>174 ASBURY ST, SAN JOSE</b>				COUNTY OF: SANTA CLARA		CITY OF: SAN JOSE	
SECTION (SW/SE/6)	TOWNSHIP (7S)	RANGE (1E)	MERIDIAN (MDM)	F.B.: N/A		DR.BY: LC	
PLAT MAP REFERENCES ELECTRIC G1706				PG&E		SAN JOSE DIVISION	
				31476135 AUTHORIZ		31476135 DRAWING NO.	

Attach to LD: 2207-01-  
Area: 3; San Jose Division  
Land Service Office: Fresno  
Line of Business: Electric Charging Station (95), Electric Distribution (43)  
Business Doc Type: Easements  
MTRSQ: 22.07.01.06.23  
FERC License Number: N/A  
PG&E Drawing Number: 31476135  
Plat No.: Electric G1706  
LD of Affected Documents: N/A  
LD of Cross-Referenced Documents: N/A  
Type of interest: Communication Easements (6), Electric Underground Easements (4), Utility  
Easement (86)  
SBE Parcel: N/A  
% Being Quitclaimed: N/A  
Order or PM: 31476135  
JCN: N/A  
County: Santa Clara  
Utility Notice Number: N/A  
851 Approval Application No: N/A; Decision: N/A  
Prepared By: LC  
Checked By: PRFB



**RECORDING REQUESTED BY AND RETURN TO:**

**PACIFIC GAS AND ELECTRIC COMPANY**  
**245 Market Street, N10A, Room 1015**  
**P.O. Box 770000**  
**San Francisco, California 94177**

Location: City/Uninc \_\_\_\_\_

Recording Fee \$ \_\_\_\_\_

Document Transfer Tax \$ \_\_\_\_\_

- This is a conveyance where the consideration and Value is less than \$100.00 (R&T 11911)
- Computed on Full Value of Property Conveyed, or
- Computed on Full Value Less Liens & Encumbrances Remaining at Time of Sale
- Exempt from the fee per GC 27388.1 (a) (2); This document is subject to Documentary Transfer Tax

(SPACE ABOVE FOR RECORDER'S USE ONLY)

\_\_\_\_\_  
Signature of declarant or agent determining tax

LD# 2207-01-

EASEMENT DEED

**THIS DOCUMENT IS RECORDED FOR THE BENEFIT OF THE CITY OF SAN JOSE AND IS EXEMPT FROM FEE PER GOVERNMENT CODE SECTIONS 27383 AND 6103**

CITY OF SAN JOSE, a California municipal corporation,

hereinafter called Grantor, hereby grants to PACIFIC GAS AND ELECTRIC COMPANY, a California corporation, hereinafter called Grantee, the right from time to time to construct, reconstruct, install, inspect, maintain, replace, remove, and use facilities of the type hereinafter specified, together with a right of way therefor, within the easement area as hereinafter set forth, and also ingress thereto and egress therefrom, over and across the lands of Grantor situate in the City of San Jose, County of Santa Clara, State of California, described as follows:

(APN 477-10-001)

The parcel of land described in the deed from Ernest H. Renzel, Jr et al. to the City of San Jose dated December 5<sup>th</sup> 1951 and recorded as Document No. 237649, Santa Clara County Records.

The parcel of land described in the deed from Ernest H. Renzel, Jr. and Alden B. Campen to the City of San Jose dated September 26, 1952 and recorded as Document No. 831993, Santa Clara County Records.

Said facilities and easement area are described as follows:

Such underground conduits, pipes, manholes, service boxes, wires, cables, and electrical conductors; aboveground marker posts, risers, and service pedestals; underground and aboveground switches, fuses, terminals, and transformers with associated concrete pads; electric vehicle charging supply equipment, bollards and/or curbs or other associated safety equipment, associated signage; and fixtures and appurtenances necessary to any and all thereof, as Grantee deems necessary for the distribution of electric energy and communication purposes located within the strips of land of the uniform width of 10 feet, lying 5 feet on each side of the alignment of the facilities as initially installed hereunder. The approximate location of said facilities are shown upon Grantee's Drawing Number 31476136 attached hereto and made a part hereof.

Grantee agrees that on receiving a request in writing, it will at Grantor’s expense, survey, prepare and record a “Notice of Final Description” referring to this instrument and setting forth a description of said strips of land.

Grantor further grants to Grantee the right, from time to time, to trim or to cut down any and all trees and brush now or hereafter within said easement area, and shall have the further right, from time to time, to trim and cut down trees and brush along each side of said easement area which now or hereafter in the opinion of Grantee may interfere with or be a hazard to the facilities installed hereunder, or as Grantee deems necessary to comply with applicable state or federal regulations.

Grantor shall not erect or construct any building or other structure or drill or operate any well within said easement area.

Grantor further grants to Grantee the right to assign to another public utility as defined in Section 216 of the California Public Utilities Code the right to install, inspect, maintain, replace, remove and use communications facilities within said easement area (including ingress thereto and egress therefrom).

In the event upon termination of the electric vehicle charging station contract as set forth in said terms and conditions, Grantee shall therefor execute and deliver to Grantor a good and sufficient quitclaim of said easement and right of way or such portion thereof conveyed in this document, at Grantor’s expense.

The legal description herein, or the map attached hereto, defining the location of this utility distribution easement, was prepared by Grantee pursuant to Section 8730 (c) of the Business and Professions Code.

The provisions hereof shall inure to the benefit of and bind the successors and assigns of the respective parties hereto.

In exercising its easement rights hereunder, Grantee shall not unreasonably interfere with, disrupt, or materially adversely affect Grantor’s business operations or access rights at the property owned by Grantor.

CITY OF SAN JOSE, a California municipal corporation

Dated: \_\_\_\_\_, \_\_\_\_\_.

By \_\_\_\_\_

Approved as to form:

\_\_\_\_\_  
Cameron Day  
Deputy City Attorney

I hereby certify that a resolution was adopted on the \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, by the \_\_\_\_\_ authorizing the foregoing grant of easement.  
By \_\_\_\_\_

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California  
County of \_\_\_\_\_ )

On \_\_\_\_\_, before me, \_\_\_\_\_,  
Here insert name and title of the officer  
personally appeared \_\_\_\_\_  
\_\_\_\_\_

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

\_\_\_\_\_  
Signature of Notary Public

(Seal)

**CAPACITY CLAIMED BY SIGNER**

- Individual(s) signing for oneself/themselves
- Corporate Officer(s) of the above named corporation(s)
- Trustee(s) of the above named Trust(s)
- Partner(s) of the above named Partnership(s)
- Attorney(s)-in-Fact of the above named Principal(s)
- Other \_\_\_\_\_

**LEGEND**

- ELECTRIC FACILITIES
- SUBJECT PARCEL
- M ELECTRIC METER
- TF ELECTRIC TRANSFORMER
- - - - CENTERLINE OF ALIGNMENT OF FACILITIES
- S.C.C.R. SANTA CLARA COUNTY RECORDS

APN 472-11-003      APN 472-11-055



(SE/NE/16)(NE/SE/16)  
(SW/NW/15)(NW/SW/15)

APN 472-12-073

APN 477-11-062

STORY RD

APN 477-12-001

APN 472-12-086

TF — M

**LANDS OF CITY OF SAN JOSE  
DOCUMENT NO. 237649 &  
DOCUMENT NO. 831993  
S.C.C.R.**

SENER RD

APN 477-05-005

APN 477-12-003

APN 477-10-001

APN 477-12-028

APN 477-38-001

PUEBLO LANDS OF SAN JOSE

UNLESS OTHERWISE SHOWN ALL COURSES EXTEND TO OR ALONG ALL BOUNDARIES OR LINES

Applicant: <b>CITY OF SAN JOSE</b> <b>748 STORY ROAD, SAN JOSE</b>				SCALE NOT TO SCALE	DATE 03/15/20
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SECTIONS (15 & 16)	TOWNSHIP (7S)	RANGE (1E)	MERIDIAN (MDM)	COUNTY OF: SANTA CLARA	CITY OF: SAN JOSE
				F.B.: N/A	DR.BY: LC      CH.BY: PRFB

PLAT MAP REFERENCES	ELECTRIC G1821	<b>PG&amp;E</b>	SAN JOSE DIVISION	31476136 AUTHORIZ	31476136 DRAWING NO.
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Attach to LD: 2207-01-  
Area: 3; San Jose Division  
Land Service Office: Fresno  
Line of Business: Electric Charging Station (95), Electric Distribution (43)  
Business Doc Type: Easements  
MTRSQ: 22.07.01.16.12, 22.07.01.16.21, 22.07.01.15.43, 22.07.01.15.34  
FERC License Number: N/A  
PG&E Drawing Number: 31476136  
Plat No.: Electric G1821  
LD of Affected Documents: N/A  
LD of Cross-Referenced Documents: N/A  
Type of interest: Communication Easements (6), Electric Underground Easements (4), Utility  
Easement (86)  
SBE Parcel: N/A  
% Being Quitclaimed: N/A  
Order or PM: 31476136  
JCN: N/A  
County: Santa Clara  
Utility Notice Number: N/A  
851 Approval Application No: N/A; Decision: N/A  
Prepared By: LC  
Checked By: PRFB

**RECORDING REQUESTED BY AND RETURN TO:**

**PACIFIC GAS AND ELECTRIC COMPANY**  
**245 Market Street, N10A, Room 1015**  
**P.O. Box 770000**  
**San Francisco, California 94177**

Location: City/Uninc \_\_\_\_\_

Recording Fee \$ \_\_\_\_\_

Document Transfer Tax \$ \_\_\_\_\_

- This is a conveyance where the consideration and Value is less than \$100.00 (R&T 11911)
- Computed on Full Value of Property Conveyed, or
- Computed on Full Value Less Liens & Encumbrances Remaining at Time of Sale
- Exempt from the fee per GC 27388.1 (a) (2); This document is subject to Documentary Transfer Tax

(SPACE ABOVE FOR RECORDER'S USE ONLY)

\_\_\_\_\_  
Signature of declarant or agent determining tax

LD# 2206-01-

**EASEMENT DEED**

**THIS DOCUMENT IS RECORDED FOR THE BENEFIT OF THE CITY OF SAN JOSE AND IS EXEMPT FROM FEE PER GOVERNMENT CODE SECTIONS 27383 AND 6103**

THE CITY OF SAN JOSE, who acquired title in part as the Town of East San Jose, a California municipal corporation,

hereinafter called Grantor, hereby grants to PACIFIC GAS AND ELECTRIC COMPANY, a California corporation, hereinafter called Grantee, the right from time to time to construct, reconstruct, install, inspect, maintain, replace, remove, and use facilities of the type hereinafter specified, together with a right of way therefor, within the easement area as hereinafter set forth, and also ingress thereto and egress therefrom, over and across the lands of Grantor situate in the City of San Jose, County of Santa Clara, State of California, described as follows:

(APN 254-01-004)

The parcel of land described in the deed from George V. Metzger to Grantor, dated December 21, 1909 and recorded in Book 349 of Official Records at page 474, Santa Clara County Records.

Said facilities and easement area are described as follows:

Such underground conduits, pipes, manholes, service boxes, wires, cables, and electrical conductors; aboveground marker posts, risers, and service pedestals; underground and aboveground switches, fuses, terminals, and transformers with associated concrete pads; electric vehicle charging supply equipment, bollards and/or curbs or other associated safety equipment, associated signage; and fixtures and appurtenances necessary to any and all thereof, as Grantee deems necessary for the distribution of electric energy and communication purposes located within the strips of land of the uniform width of 10 feet, lying 5 feet on each side of the alignment of the facilities as initially installed hereunder. The approximate location of said facilities are shown upon Grantee's Drawing Number 31476138-1 attached hereto and made a part hereof.

Grantee agrees that on receiving a request in writing, it will at Grantor's expense, survey, prepare and record a "Notice of Final Description" referring to this instrument and setting forth a description of said strips of land.

Grantor further grants to Grantee the right, from time to time, to trim or to cut down any and all trees and brush now or hereafter within said easement area, and shall have the further right, from time to time, to trim and cut down trees and brush along each side of said easement area which now or hereafter in the opinion of Grantee may interfere with or be a hazard to the facilities installed hereunder, or as Grantee deems necessary to comply with applicable state or federal regulations.

Grantor shall not erect or construct any building or other structure or drill or operate any well within said easement area.

Grantor further grants to Grantee the right to assign to another public utility as defined in Section 216 of the California Public Utilities Code the right to install, inspect, maintain, replace, remove and use communications facilities within said easement area (including ingress thereto and egress therefrom).

In the event upon termination of the electric vehicle charging station contract as set forth in said terms and conditions, Grantee shall therefor execute and deliver to Grantor a good and sufficient quitclaim of said easement and right of way or such portion thereof conveyed in this document, at Grantor's expense.

The legal description herein, or the map attached hereto, defining the location of this utility distribution easement, was prepared by Grantee pursuant to Section 8730 (c) of the Business and Professions Code.

The provisions hereof shall inure to the benefit of and bind the successors and assigns of the respective parties hereto.

In exercising its easement rights hereunder, Grantee shall not unreasonably interfere with, disrupt, or materially adversely affect Grantor's business operations or access rights at the property owned by Grantor.

Dated: \_\_\_\_\_, \_\_\_\_\_.

THE CITY OF SAN JOSE, a California municipal corporation,

\_\_\_\_\_  
By

Approved as to form:

\_\_\_\_\_  
Cameron Day  
Deputy City Attorney

I hereby certify that a resolution was adopted on the \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, by the \_\_\_\_\_ authorizing the foregoing grant of easement.  
By \_\_\_\_\_

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California  
County of \_\_\_\_\_ )

On \_\_\_\_\_, before me, \_\_\_\_\_,  
Here insert name and title of the officer  
personally appeared \_\_\_\_\_  
\_\_\_\_\_

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

\_\_\_\_\_  
Signature of Notary Public

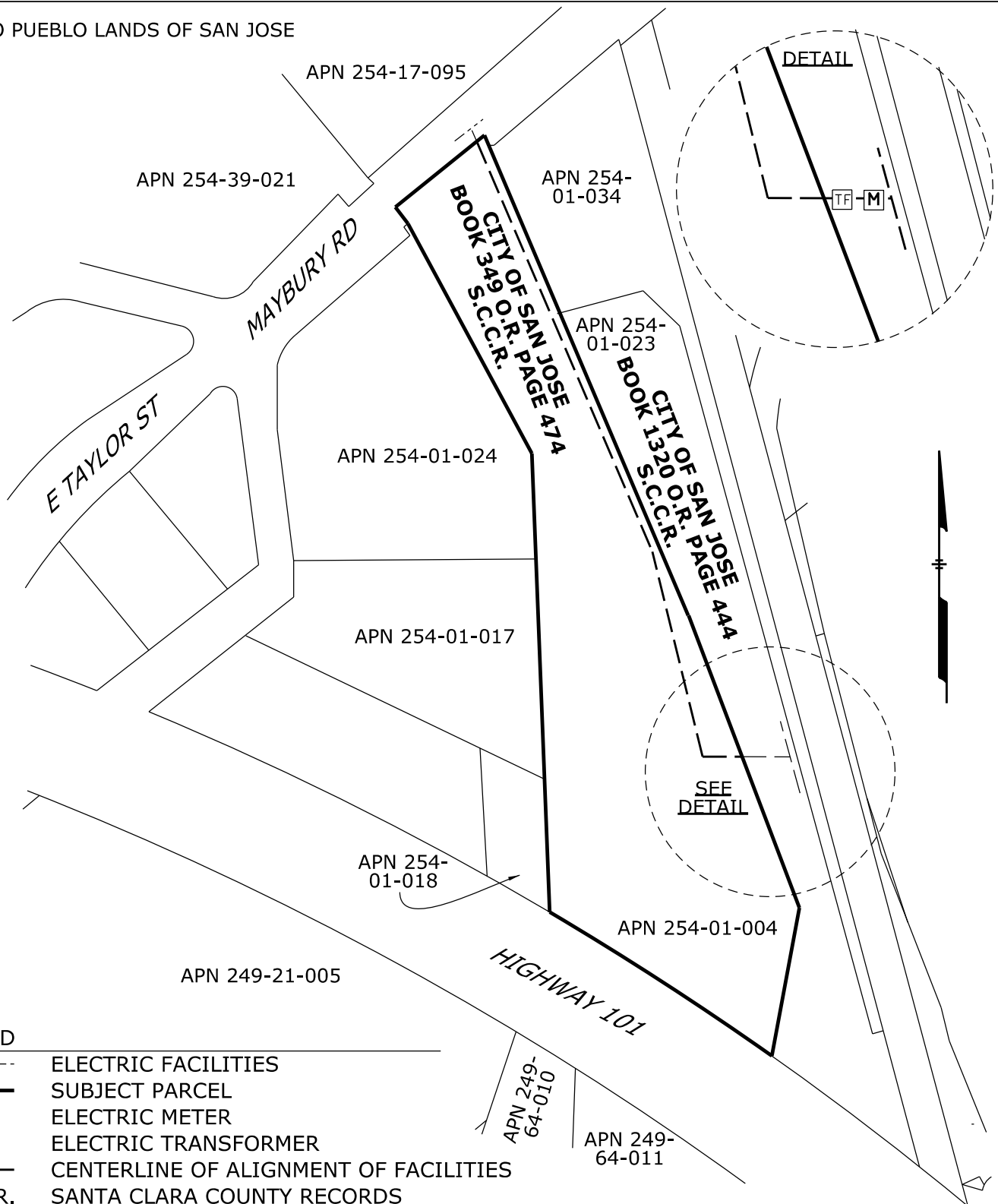
(Seal)

**CAPACITY CLAIMED BY SIGNER**

- Individual(s) signing for oneself/themselves
- Corporate Officer(s) of the above named corporation(s)
- Trustee(s) of the above named Trust(s)
- Partner(s) of the above named Partnership(s)
- Attorney(s)-in-Fact of the above named Principal(s)
- Other \_\_\_\_\_



RANCHO PUEBLO LANDS OF SAN JOSE



LEGEND

- ELECTRIC FACILITIES
- SUBJECT PARCEL
- M ELECTRIC METER
- TF ELECTRIC TRANSFORMER
- — — CENTERLINE OF ALIGNMENT OF FACILITIES
- S.C.C.R. SANTA CLARA COUNTY RECORDS

UNLESS OTHERWISE SHOWN ALL COURSES  
EXTEND TO OR ALONG ALL BOUNDARIES OR LINES

Applicant: <b>CITY OF SAN JOSE</b> <b>1404 MAYBURY RD, SAN JOSE</b>				SCALE NOT TO SCALE	DATE 05/18/20
SECTION (S½/SW¼/33)	TOWNSHIP (6S)	RANGE (1E)	MERIDIAN (MDM)	COUNTY OF: SANTA CLARA	CITY OF: SAN JOSE
PLAT MAP REFERENCES				F.B.: N/A	DR.BY: LC
ELECTRIC F1725 & G1705				PG&E	SAN JOSE DIVISION
				31476138 AUTHORIZ	31476138-1 DRAWING NO.
				CH.BY: PRFB	

Attach to LD: 2206-01-  
Area: 3; San Jose Division  
Land Service Office: Fresno  
Line of Business: Electric Charging Station (95), Electric Distribution (43)  
Business Doc Type: Easements  
MTRSQ: 22.06.01.33.33, 22.06.01.33.32  
FERC License Number: N/A  
PG&E Drawing Number: 31476138-1  
Plat No.: Electric F1725 & G1705  
LD of Affected Documents: N/A  
LD of Cross-Referenced Documents: N/A  
Type of interest: Communication Easements (6), Electric Underground Easements (4), Utility  
Easement (86)  
SBE Parcel: N/A  
% Being Quitclaimed: N/A  
Order or PM: 31476138  
JCN: N/A  
County: Santa Clara  
Utility Notice Number: N/A  
851 Approval Application No: N/A; Decision: N/A  
Prepared By: LC  
Checked By: PRFB

**RECORDING REQUESTED BY AND RETURN TO:**

**PACIFIC GAS AND ELECTRIC COMPANY**  
**245 Market Street, N10A, Room 1015**  
**P.O. Box 770000**  
**San Francisco, California 94177**

Location: City/Uninc \_\_\_\_\_

Recording Fee \$ \_\_\_\_\_

Document Transfer Tax \$ \_\_\_\_\_

- This is a conveyance where the consideration and Value is less than \$100.00 (R&T 11911)
- Computed on Full Value of Property Conveyed, or
- Computed on Full Value Less Liens & Encumbrances Remaining at Time of Sale
- Exempt from the fee per GC 27388.1 (a) (2); This document is subject to Documentary Transfer Tax

(SPACE ABOVE FOR RECORDER'S USE ONLY)

\_\_\_\_\_  
Signature of declarant or agent determining tax

LD# 2206-01-

**EASEMENT DEED**

**THIS DOCUMENT IS RECORDED FOR THE BENEFIT OF THE CITY OF SAN JOSE AND IS EXEMPT FROM FEE PER GOVERNMENT CODE SECTIONS 27383 AND 6103**

THE CITY OF SAN JOSE, a California municipal corporation,

hereinafter called Grantor, hereby grants to PACIFIC GAS AND ELECTRIC COMPANY, a California corporation, hereinafter called Grantee, the right from time to time to construct, reconstruct, install, inspect, maintain, replace, remove, and use facilities of the type hereinafter specified, together with a right of way therefor, within the easement area as hereinafter set forth, and also ingress thereto and egress therefrom, over and across the lands of Grantor situate in the City of San Jose, County of Santa Clara, State of California, described as follows:

(APN 254-01-023)

The parcel of land described in the deed from The Western Pacific Railroad Company to Grantor, dated November 16, 1945 and recorded in Book 1320 of Official Records at page 444, Santa Clara County Records.

Said facilities and easement area are described as follows:

Such underground conduits, pipes, manholes, service boxes, wires, cables, and electrical conductors; aboveground marker posts, risers, and service pedestals; underground and aboveground switches, fuses, terminals, and transformers with associated concrete pads; electric vehicle charging supply equipment, bollards and/or curbs or other associated safety equipment, associated signage; and fixtures and appurtenances necessary to any and all thereof, as Grantee deems necessary for the distribution of electric energy and communication purposes located within the strips of land of the uniform width of 10 feet, lying 5 feet on each side of the alignment of the facilities as initially installed hereunder. The approximate location of said facilities are shown upon Grantee's Drawing Number 31476138-2 attached hereto and made a part hereof.

Grantee agrees that on receiving a request in writing, it will at Grantor's expense, survey, prepare and record a "Notice of Final Description" referring to this instrument and setting forth a description of said strips of land.

Grantor further grants to Grantee the right, from time to time, to trim or to cut down any and all trees and brush now or hereafter within said easement area, and shall have the further right, from time to time, to trim and cut down trees and brush along each side of said easement area which now or hereafter in the opinion of Grantee may interfere with or be a hazard to the facilities installed hereunder, or as Grantee deems necessary to comply with applicable state or federal regulations.

Grantor shall not erect or construct any building or other structure or drill or operate any well within said easement area.

Grantor further grants to Grantee the right to assign to another public utility as defined in Section 216 of the California Public Utilities Code the right to install, inspect, maintain, replace, remove and use communications facilities within said easement area (including ingress thereto and egress therefrom).

In the event upon termination of the electric vehicle charging station contract as set forth in said terms and conditions, Grantee shall therefor execute and deliver to Grantor a good and sufficient quitclaim of said easement and right of way or such portion thereof conveyed in this document, at Grantor's expense.

The legal description herein, or the map attached hereto, defining the location of this utility distribution easement, was prepared by Grantee pursuant to Section 8730 (c) of the Business and Professions Code.

The provisions hereof shall inure to the benefit of and bind the successors and assigns of the respective parties hereto.

In exercising its easement rights hereunder, Grantee shall not unreasonably interfere with, disrupt, or materially adversely affect Grantor's business operations or access rights at the property owned by Grantor.

THE CITY OF SAN JOSE, a California  
municipal corporation

Dated: \_\_\_\_\_, \_\_\_\_\_.

I hereby certify that a resolution was adopted  
on the \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, by the  
\_\_\_\_\_  
authorizing the foregoing grant of easement.  
  
By \_\_\_\_\_

\_\_\_\_\_  
By

Approved as to form:

\_\_\_\_\_  
Cameron Day  
Deputy City Attorney

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California  
County of \_\_\_\_\_ )

On \_\_\_\_\_, before me, \_\_\_\_\_,  
Here insert name and title of the officer  
personally appeared \_\_\_\_\_  
\_\_\_\_\_

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

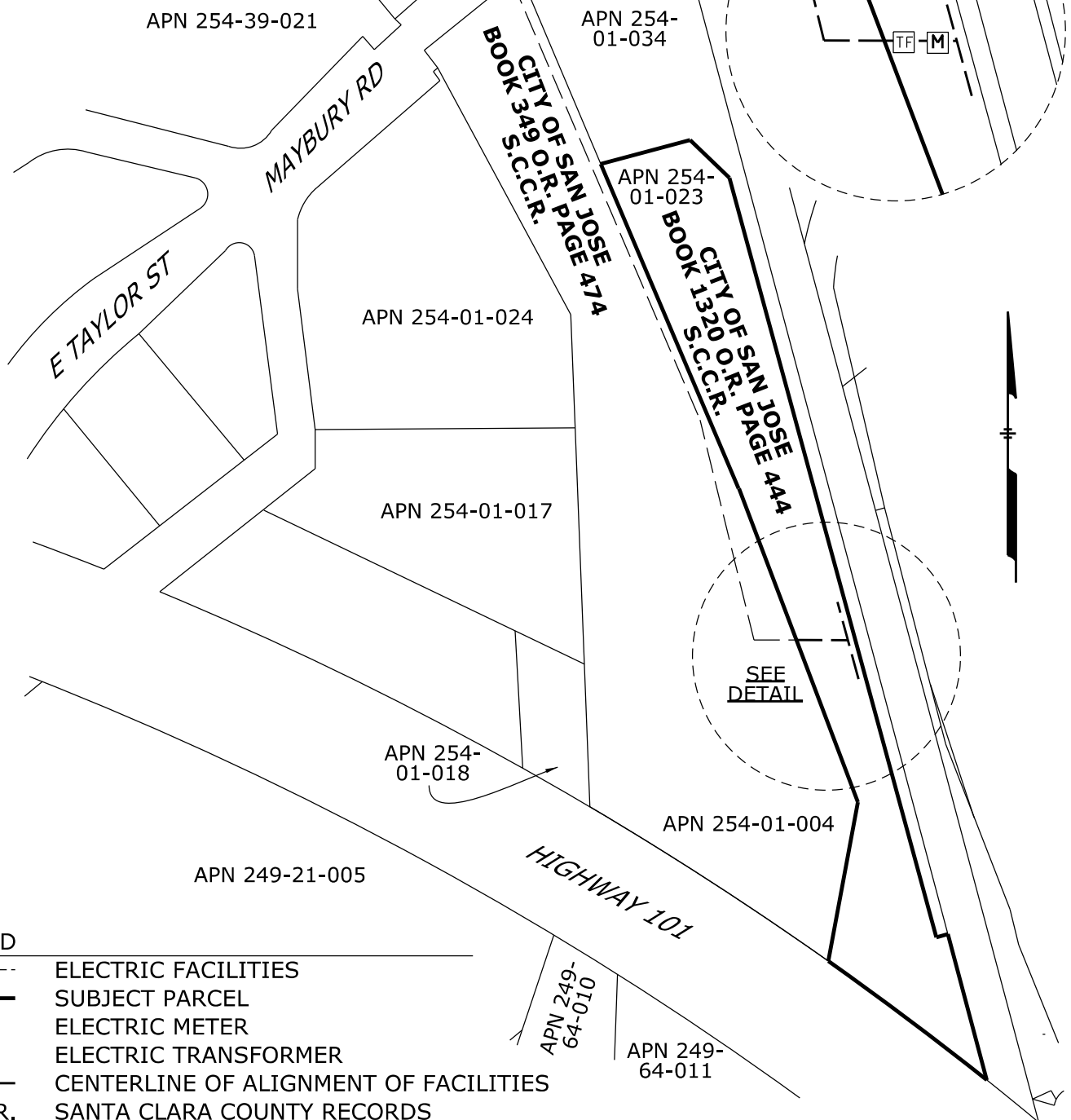
WITNESS my hand and official seal.

\_\_\_\_\_  
Signature of Notary Public (Seal)

**CAPACITY CLAIMED BY SIGNER**

- Individual(s) signing for oneself/themselves
- Corporate Officer(s) of the above named corporation(s)
- Trustee(s) of the above named Trust(s)
- Partner(s) of the above named Partnership(s)
- Attorney(s)-in-Fact of the above named Principal(s)
- Other \_\_\_\_\_

RANCHO PUEBLO LANDS OF SAN JOSE APN 254-17-095



**LEGEND**

- ELECTRIC FACILITIES
- SUBJECT PARCEL
- M ELECTRIC METER
- TF ELECTRIC TRANSFORMER
- — — CENTERLINE OF ALIGNMENT OF FACILITIES
- S.C.C.R. SANTA CLARA COUNTY RECORDS

UNLESS OTHERWISE SHOWN ALL COURSES  
EXTEND TO OR ALONG ALL BOUNDARIES OR LINES

Applicant: <b>CITY OF SAN JOSE</b> <b>1404 MAYBURY RD, SAN JOSE</b>				SCALE NOT TO SCALE	DATE 05/18/20
SECTION (S1/2/SW1/4/33)	TOWNSHIP (6S)	RANGE (1E)	MERIDIAN (MDM)	COUNTY OF: SANTA CLARA	CITY OF: SAN JOSE
PLAT MAP REFERENCES				F.B.: N/A	DR.BY: LC
ELECTRIC F1725 & G1705				CH.BY: PRFB	
<b>PG&amp;E</b>		SAN JOSE DIVISION	31476138 AUTHORIZ	31476138-2 DRAWING NO.	

Attach to LD: 2206-01-  
Area: 3; San Jose Division  
Land Service Office: Fresno  
Line of Business: Electric Charging Station (95), Electric Distribution (43)  
Business Doc Type: Easements  
MTRSQ: 22.06.01.33.33, 22.06.01.33.32  
FERC License Number: N/A  
PG&E Drawing Number: 31476138-2  
Plat No.: Electric F1725 & G1705  
LD of Affected Documents: N/A  
LD of Cross-Referenced Documents: N/A  
Type of interest: Communication Easements (6), Electric Underground Easements (4), Utility  
Easement (86)  
SBE Parcel: N/A  
% Being Quitclaimed: N/A  
Order or PM: 31476138  
JCN: N/A  
County: Santa Clara  
Utility Notice Number: N/A  
851 Approval Application No: N/A; Decision: N/A  
Prepared By: LC  
Checked By: PRFB

**RECORDING REQUESTED BY AND RETURN TO:**

**PACIFIC GAS AND ELECTRIC COMPANY**  
**245 Market Street, N10A, Room 1015**  
**P.O. Box 770000**  
**San Francisco, California 94177**

Location: City/Uninc \_\_\_\_\_

Recording Fee \$ \_\_\_\_\_

Document Transfer Tax \$ \_\_\_\_\_

- This is a conveyance where the consideration and Value is less than \$100.00 (R&T 11911)
- Computed on Full Value of Property Conveyed, or
- Computed on Full Value Less Liens & Encumbrances Remaining at Time of Sale
- Exempt from the fee per GC 27388.1 (a) (2); This document is subject to Documentary Transfer Tax

(SPACE ABOVE FOR RECORDER'S USE ONLY)

\_\_\_\_\_  
Signature of declarant or agent determining tax

LD# 2207-01-

EASEMENT DEED

**THIS DOCUMENT IS RECORDED FOR THE BENEFIT OF THE CITY OF SAN JOSE AND IS EXEMPT FROM FEE PER GOVERNMENT CODE SECTIONS 27383 AND 6103**

CITY OF SAN JOSE, a California municipal corporation,

hereinafter called Grantor, hereby grants to PACIFIC GAS AND ELECTRIC COMPANY, a California corporation, hereinafter called Grantee, the right from time to time to construct, reconstruct, install, inspect, maintain, replace, remove, and use facilities of the type hereinafter specified, together with a right of way therefor, within the easement area as hereinafter set forth, and also ingress thereto and egress therefrom, over and across the lands of Grantor situate in the City of San Jose, County of Santa Clara, State of California, described as follows:

(APN 648-02-008)

The parcel of land described in the deed from Danna and Danna, Inc to City of San Jose dated February 19, 1962, and recorded in Book 5487 Official Records at page 414, Santa Clara County Records.

Said facilities and easement area are described as follows:

Such underground conduits, pipes, manholes, service boxes, wires, cables, and electrical conductors; aboveground marker posts, risers, and service pedestals; underground and aboveground switches, fuses, terminals, and transformers with associated concrete pads; electric vehicle charging supply equipment, bollards and/or curbs or other associated safety equipment, associated signage; and fixtures and appurtenances necessary to any and all thereof, as Grantee deems necessary for the distribution of electric energy and communication purposes located within the strips of land of the uniform width of 10 feet, lying 5 feet on each side of the alignment of the facilities as initially installed hereunder. The approximate location of said facilities are shown upon Grantee's Drawing Number 31476134 attached hereto and made a part hereof.



Grantee agrees that on receiving a request in writing, it will at Grantor’s expense, survey, prepare and record a “Notice of Final Description” referring to this instrument and setting forth a description of said strips of land.

Grantor further grants to Grantee the right, from time to time, to trim or to cut down any and all trees and brush now or hereafter within said easement area, and shall have the further right, from time to time, to trim and cut down trees and brush along each side of said easement area which now or hereafter in the opinion of Grantee may interfere with or be a hazard to the facilities installed hereunder, or as Grantee deems necessary to comply with applicable state or federal regulations.

Grantor shall not erect or construct any building or other structure or drill or operate any well within said easement area.

Grantor further grants to Grantee the right to assign to another public utility as defined in Section 216 of the California Public Utilities Code the right to install, inspect, maintain, replace, remove and use communications facilities within said easement area (including ingress thereto and egress therefrom).

In the event upon termination of the electric vehicle charging station contract as set forth in said terms and conditions, Grantee shall therefor execute and deliver to Grantor a good and sufficient quitclaim of said easement and right of way or such portion thereof conveyed in this document, at Grantor’s expense.

The legal description herein, or the map attached hereto, defining the location of this utility distribution easement, was prepared by Grantee pursuant to Section 8730 (c) of the Business and Professions Code.

The provisions hereof shall inure to the benefit of and bind the successors and assigns of the respective parties hereto.

In exercising its easement rights hereunder, Grantee shall not unreasonably interfere with, disrupt, or materially adversely affect Grantor’s business operations or access rights at the property owned by Grantor.

Dated: \_\_\_\_\_, \_\_\_\_\_.

CITY OF SAN JOSE, a California municipal corporation

I hereby certify that a resolution was adopted on the \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, by the \_\_\_\_\_ authorizing the foregoing grant of easement.  
By \_\_\_\_\_

By \_\_\_\_\_

Approved as to form:

\_\_\_\_\_  
Cameron Day  
Deputy City Attorney

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California  
County of \_\_\_\_\_ )

On \_\_\_\_\_, before me, \_\_\_\_\_,  
Here insert name and title of the officer  
personally appeared \_\_\_\_\_  
\_\_\_\_\_

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

\_\_\_\_\_  
Signature of Notary Public

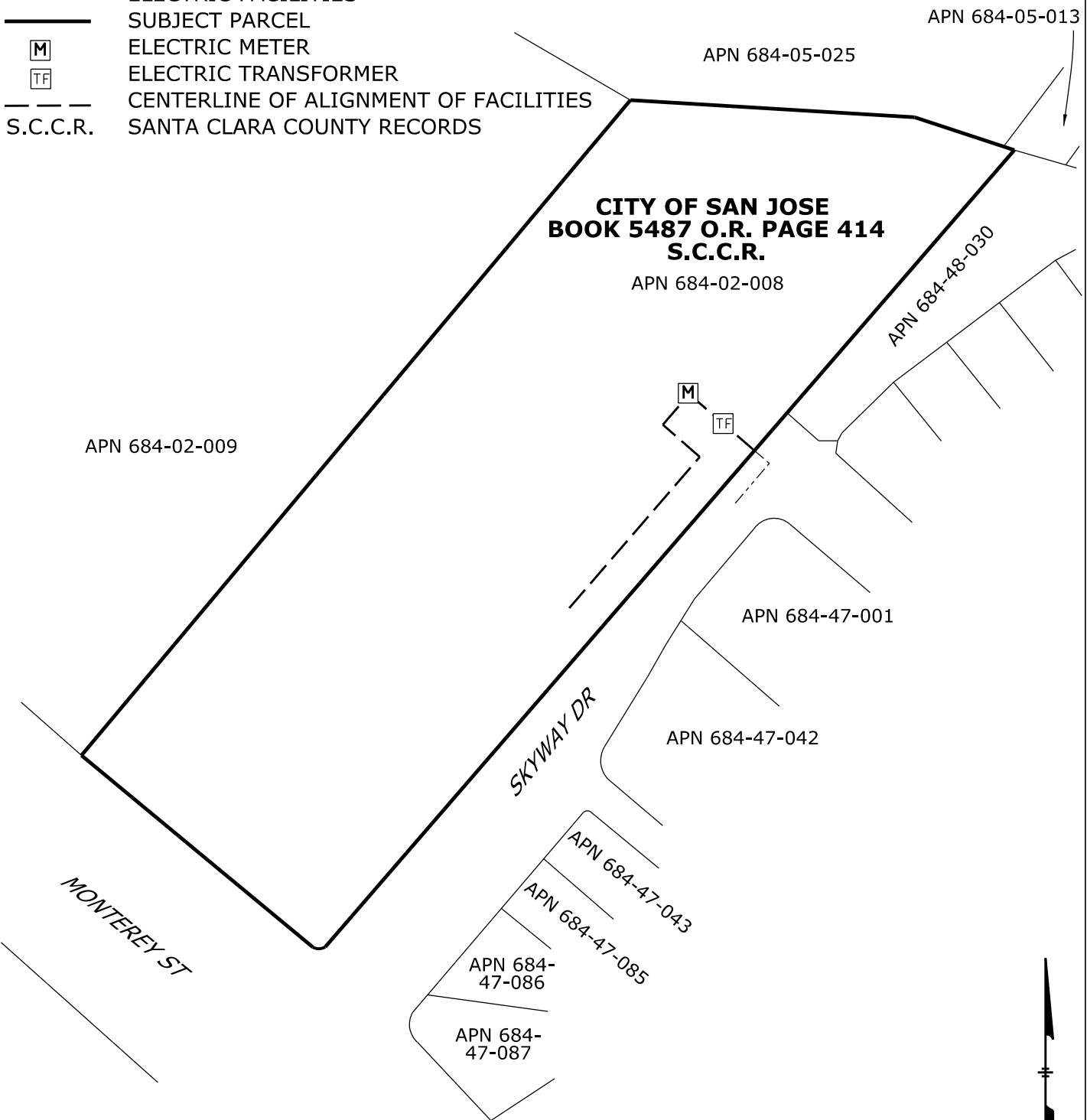
(Seal)

**CAPACITY CLAIMED BY SIGNER**

- Individual(s) signing for oneself/themselves
- Corporate Officer(s) of the above named corporation(s)
- Trustee(s) of the above named Trust(s)
- Partner(s) of the above named Partnership(s)
- Attorney(s)-in-Fact of the above named Principal(s)
- Other \_\_\_\_\_

**LEGEND**

- ELECTRIC FACILITIES
- SUBJECT PARCEL
- M ELECTRIC METER
- TF ELECTRIC TRANSFORMER
- CENTERLINE OF ALIGNMENT OF FACILITIES
- S.C.C.R. SANTA CLARA COUNTY RECORDS



RANCHO YERBA BUENA

UNLESS OTHERWISE SHOWN ALL COURSES EXTEND TO OR ALONG ALL BOUNDARIES OR LINES

Applicant: <b>CITY OF SAN JOSE</b>				SCALE NOT TO SCALE		DATE 03/07/20	
<b>4420 MONTEREY RD, SAN JOSE</b>				COUNTY OF: SANTA CLARA		CITY OF: SAN JOSE	
SECTION (SW/SE/35) (NW/NE/02)	TOWNSHIP (7S) (8S)	RANGE (1E) (1E)	MERIDIAN (MDM)	F.B.: N/A		DR.BY: LC	
PLAT MAP REFERENCES				PG&E		SAN JOSE DIVISION	
ELECTRIC I1901				31476134 AUTHORIZ		31476134 DRAWING NO.	

Attach to LD: 2207-01-  
Area: 3; San Jose Division  
Land Service Office: Fresno  
Line of Business: Electric Charging Station (95), Electric Distribution (43)  
Business Doc Type: Easements  
MTRSQ: 22.07.01.35.23, 22.08.01.02.14  
FERC License Number: N/A  
PG&E Drawing Number: 31476134  
Plat No.: I1901  
LD of Affected Documents: N/A  
LD of Cross-Referenced Documents: N/A  
Type of interest: Communication Easements (6), Electric Underground Easements (4), Utility  
Easement (86)  
SBE Parcel: N/A  
% Being Quitclaimed: N/A  
Order or PM: 31476134  
JCN: N/A  
County: Santa Clara  
Utility Notice Number: N/A  
851 Approval Application No: N/A; Decision: N/A  
Prepared By: LC  
Checked By: PRFB